Davidson County DEEDWARR
Recvd: 12/16/02 10:23 2pgs
Fees:13.00 Taxes:808.60

20021216-0154317

PATSI B. GREGORY NOTARY PUBLIC AT LARGE ROBERTSON CO. TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $278,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF DECEMBER, 2002.

Patsi B. Gregory
Notary Public

MY COMMISSION EXPIRES: 6-5-2006

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Liberty Escrow, Inc., 615 Main Street P.O. Box 60429, Nashville, TN 37206

file # 43

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Johns Bahen	World Savings	
(NAME) 2908 Snowden Road	(NAME) 1901 Harrison Street	Map 118-09-0
(ADDRESS) Nashville, TN	(ADDRESS) Oakland, CA 94612	Parcel 159.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JOHN W. CHARPING AND WIFE, BETTY JOAN CARR LARSEN,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

JOHNS BAHEN AND WIFE, AMY BAHEN ,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 40 on the plan of Sutton Hill, Section Marengo Park, of record in Plat Book 974 page 67 Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description.

BEING the same property conveyed to John W. Charping and wife, Betty Joan Carr Larsen, by instrument executed April 24, 1989, which is of record in Book 7824 page 585 Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 2908 Snowden Road, Nashville, TN 37204

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 6th day of December, 2002.

John W. Charping

Betty Joan Carr Larsen

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John W. Charping and wife, Betty Joan Carr Larsen, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville , Tennessee this 6th day of December, 2002

Commission expires: 6-5-2006

Notary Public

PATSI B. GREGG NOTARY PUBLIC AT LARGE ROBERTSON CO.